

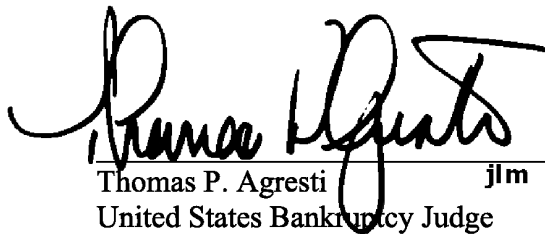
IN THE UNITED STATES BANKRUPTCY COURT
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

IN RE:	:	BANKRUPTCY NO. 20-10334 (TPA)
	:	
JOSEPH MARTIN THOMAS,	:	JUDGE THOMAS P. AGRESTI
Debtor.	:	
	:	CHAPTER 11
JOSEPH MARTIN THOMAS,	:	
Movant,	:	RELATED TO DOCUMENT NO. <u>66</u>
	:	
v.	:	
	:	
CORE ERIE MOB, L.P.	:	
Respondent.	:	

ORDER

And now, this 24th day of June, 2020, upon consideration of the *Motion to Reject Executory Contract*, it is hereby ORDERED, ADJUDGED, AND DECREED, as follows:

1. The Option Agreement entered into between Joseph M. Thomas and Core Erie MOB, L.P., effective on December 1, 2011 relating to the real estate located at Lot 15, Village Common Drive, Erie, Pennsylvania, Tax Parcel Index No. 33-123-418.0-034.01 is hereby **REJECTED** and the Option Agreement is **TERMINATED**.
2. The Memorandum of Option recorded in the Office of the Recorder of Deeds of Erie County, Pennsylvania at Instrument No. 2011-029476 that relates to the Option Agreement described in Paragraph 1 above is hereby deemed to be **TERMINATED**.
3. A certified copy of this Order shall be recorded in the Office of the Recorder of Deeds of Erie County, Pennsylvania.


Thomas P. Agresti jlm
United States Bankruptcy Judge

In re:
Joseph Martin Thomas
Debtor

Case No. 20-10334-TPA
Chapter 11

CERTIFICATE OF NOTICE

District/off: 0315-1

User: culy
Form ID: pdf900

Page 1 of 1
Total Noticed: 4

Date Rcvd: Jun 24, 2020

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jun 26, 2020.

db +Joseph Martin Thomas, c/of Tri-State Pain Institute, 2374 Village Common Drive,
Erie, PA 16506-7201
+Jeffrey S. Braun, Esq., Registered Agent, Core Erie MOB, LP,
150 East Gay Street, 24th Floor, Columbus, OH 43215-3192
+Michael Agresti, Esq., 300 State Street, Suite 300, Erie, PA 16507-1430
15238695 +Core Erie MOB LP, 1515 Lake Shore Drive, Suite 225, Columbus, OH 43204-3896

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
NONE. TOTAL: 0

***** BYPASSED RECIPIENTS *****

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jun 26, 2020

Signature: /s/Joseph Speetjens**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on June 24, 2020 at the address(es) listed below:

Gary V. Skiba on behalf of Interested Party Tri-State Pain Institute, LLC gskiba@marshlaw.com,
DGeniesse@marshlaw.com;rose227@hotmail.com
Guy C. Fustine on behalf of Creditor Official Committee of Unsecured Creditors for Tri-State
Pain Institute, LLC mwernick@kmgsllaw.com, knoxbank@hotmail.com,burban@kmgsllaw.com,
mpol@kmgsllaw.com
James Warmbrodt on behalf of Creditor PNC BANK NATIONAL ASSOCIATION bkgrou@kmlawgroup.com
Lauren Michaels on behalf of Creditor Office of Attorney General, Department of Revenue
lmichaels@attorneygeneral.gov
Mark G. Claypool on behalf of Creditor Ally Bank serviced by Ally Servicing LLC
mclaypool@kmgsllaw.com, knoxbank@hotmail.com;chartle@kmgsllaw.com;aklus@kmgsllaw.com
Michael F.J. Romano on behalf of Creditor TIAA Commercial Finance, Inc. mromano@rgalegal.com,
tyowell@rgalegal.com;jromano@rgalegal.com
Michael P. Kruszewski on behalf of Debtor Joseph Martin Thomas mkruszewski@quinnfirm.com,
knottingham@quinnfirm.com;mboni@quinnfirm.com;quinnbankruptcy@gmail.com;mmbquinnbankruptcy@gmail.
com;mtrayer@quinnfirm.com;gbecko@quinnfirm.com
Norma Hildenbrand, on Behalf of the United States Trustee by on behalf of U.S. Trustee
Office of the United States Trustee Norma.L.Hildenbrand@usdoj.gov
Office of the United States Trustee ustpregion03.pi.ecf@usdoj.gov
Salene R.M. Kraemer on behalf of Creditor WELLS FARGO BANK, N.A. skraemer@bernsteinlaw.com,
salene@ecf.courtdrive.com

TOTAL: 10